

Minutes of the Selectmen's Meeting of September 17, 2015

Town Hall – Meeting Room #1 7:30am

Present: Chairman Ronald Clarke, Sarah Hewins, Richard Ward, Town Administrator Michael Milanoski (TA) and Michele Doll

By Remote Participation: Alan Dunham and Helen Marrone

Guests: Owner's Project Manager (OPM) Chris Carroll PMA Consultants; Elizabeth Sorrell, Ruby Maestas, David Sidentopf, Paula Foley and Kerry Agashe

Meeting called to order at 7:35am

Clarke - the purpose of the meeting is to review and vote on the final project costs to be submitted to the MSBA for the construction of a new elementary school.

OPM representative Chris Carroll briefly reviewed (4) distributed documents. Milanoski – the School Committee made some cutbacks and presented those to the Board of Selectmen at Tuesday night's meeting. All line items were reviewed and recommendations were voted on unanimously over the previous 36 hours by the OPM, Engineer, Milanoski, Sorrell, Maestas and Seidentopf. Costs are significantly lower than previous renovation project presented to tax payers. Project will include a community recreation area which will be available nights and weekends. Storage facility has been eliminated, but was acknowledged as a future need. Aesthetics were reduced by 50% with an allocation to designers of \$40,000.00. The amount presented on Form 3011 is the best cost estimate at this stage and will be submitted to the MSBA for approval. Form 3011 (OPM Form #1) is project budget and scope, including complete schematic submission to be sent to MSBA for approval, includes CPA funds. (OPM Form #2) Summary of project cost, less CPA funds.

(OPM Form #3) Recap of value management performed with updated value engineering performed yesterday. Comments explaining changes are included. Total value of accepted items is \$4,144,629.00. Hewins inquired on cost to each tax payer to reconsider including item #19, an 8' (eight foot) dome sky light at main entrance. Carroll explained that the designer will have the opportunity to add items if deemed necessary with the \$40,000.00 allocation for aesthetics. Hewins also asked when a revised view would be available. Adjustments need to be made.

Clarke inquired about the excluded courtyard. The courtyard will be completed through a potential Grant, which is being pursued by Sorrell, for outside classrooms from AD Makepeace.

The cost to the Town less CPA funds is estimated at \$25,757,267.00. The Town's percentage is estimated at 59.47%. Estimated net cost to the average single family tax paying household is \$359.01, a significant decrease from previous estimate. Final eligibility amounts will be available 2-3 weeks prior to meeting with MSBA.

Comments:

Sorrell advised that if accepted at Town Meeting, the MSBA may review expenses already incurred and offer reimbursement. She is in full support of the proposal.

Seidentopf is very confident in the work accomplished to present the most affordable and sustainable building. He is in full support of the proposal.

Maestas is aware that there will be further discussions, but has a positive feeling about the teamwork and collaborations. She is in full support of the proposal.

Sorrell also noted that all School Building Committee concerns have been addressed.

Dunham offered his sincerest thanks to all, calling it a great model of coming together.

Marrone commended and thanked the team. She stated the need to continue to think of both the tax payers and the students.

Motion to approve and submit MSBA Project Budget Template Form 3011 in the amount of \$51,953,584.00 for the design and construction of a new elementary school and community recreation area and to authorize the Chairman of the Board to approve all required Schematic Design Submittals on behalf of the Town of Carver by Ward. Hewins 2nd.

The Chair requested individual voting

Affirmative Roll Call: Hewins, Marrone, Dunham, Ward, Clark.

Approved unanimously 5-0-0

Clarke thanked all parties involved.

7:58 am Motion to adjourn by Hewins. Ward 2nd. Unanimous 5-0-0